GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE	LEASE AMENDMENT No. 2
LEASE AMENDMENT	TO LEASE NO. GS-11P-LVA12728
ADDRESS OF PREMISES 7001 Newington Road, Lorton, VA 22079	PDN Number:

THIS AMENDMENT is made and entered into between PS Business Parks, Inc.

whose address is: c/o PS Business Parks LP, 7927 Jones Branch Drive, Suite 1300, Tysons, VA 22102

hereinafter called the Lessor, and the UNITED STATES OF AMERICA, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above Lease.

NOW THEREFORE, these parties for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that the said Lease is amended, effective upon execution by the Government, as follows:

- 1. Effective July 1, 2017 the Government will accept 26,250 Rentable Square Feet (RSF), yielding 25,929 ANSI/BOMA Office Area (ABOA) square feet (SF) of warehouse space at 7001 Newington Road, Lorton, VA 22079, as substantially complete. By accepting this space, the Government is not releasing the lessor's obligation of providing the High Pile Storage permit and installation of the in-rack sprinkler system. The lease term shall commence on July 1, 2017 and be in full force and affect for a term of ten years ending on June 30, 2027. The first five (5) years of the lease July 1, 2017 through June 30, 2022 are firm; the final five (5) years July 1, 2022 through June 30, 2027 are cancellable at the Governments discretion by providing no less than 270 days written notice to the Lessor.
- 2. As outlined in the Lease the Government shall pay the Lessor annual rent, payable in arrears, based on the following:

	Firm Term Annual Rent	Non-Firm Term Annual Rent
Shell Rent	\$226,537.50	\$244,650,00
Tenant Improvement Rent	(b) (4)	<b>4</b> 1 11000100
Operating Costs	(-) ( -)	
Building Security Amortized Cost		
Parking	\$0.00	\$0,00
Total Annual Rent	\$404,023.67	\$332,850,00

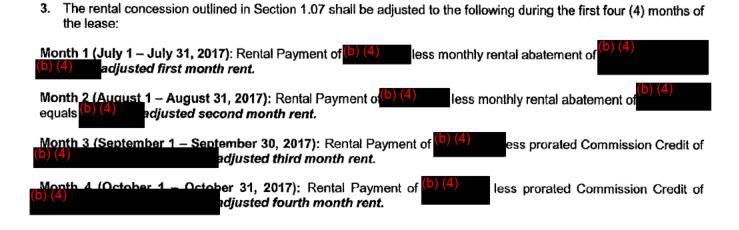
This Lease Amendment contains {2} pages.

All other terms and conditions of the lease shall remain in force and effect. IN WITNESS WHEREOF, the parties subscribed their names as of the below date.

FOR THE LESSOR: (b) (6)	FOR THE GOVERNMENT: (b) (6)
Signature:  Name: CHRISTANTIAL M. TUTT  Title: DIVISIONAL VP  Entity Name: Date:  08.02.17	Signature:  Name:  Lease Contracting Officer  GSA, Public Buildings Service,  Date:  Name:  Mavia Del Carmen Medina  Grand Medina  Mavia Del Carmen Medina  Title:  Lease Contracting Officer  GSA, Public Buildings Service,  Date:

## WITNESSED FOR THE LESSOR BY:

	(b) (6)	
Signature:		
Name: Title:	Analita Wu Leasing Specialist	
Date:	08.02.2017	



NITIALS:

LESSOR

MN